



**AGENDA OF THE REGULAR MEETING
OF THE PLANNING COMMISSION
CITY COMMISSION CHAMBERS, CITY HALL
THURSDAY, JULY 21, 2011 - 3:30 P.M.**

CALL TO ORDER
INVOCATION
PLEDGE OF ALLEGIANCE
APPROVAL OF THE JUNE 16TH MINUTES OF THE PLANNING COMMISSION

OLD BUSINESS

1. **PUBLIC HEARING CASE # 032-0-051911 - LAKE GRIFFIN LODGE – SMALL SCALE COMPREHENSIVE PLAN AMENDMENT**
AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 5 ACRES FROM COUNTY URBAN TO CITY LOW DENSITY RESIDENTIAL FOR A PROPERTY LOCATED ALONG ICE CREAM ROAD, NORTH OF U.S. HIGHWAY 441, EAST OF BROOKS LANE AND ON THE SOUTH SIDE OF LAKE GRIFFIN – **(POSTPONED UNTIL THE AUGUST 18TH PLANNING COMMISSION MEETING)**
2. **PUBLIC HEARING CASE # 030-1-051911 – LAKE GRIFFIN LODGE – REZONING**
AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, REZONING APPROXIMATELY 5 ACRES FROM COUNTY R-1 (RURAL RESIDENTIAL) TO CITY SPUD (SMALL PLANNED UNIT DEVELOPMENT) TO ALLOW FOR AN AGE RESTRICTED RECREATIONAL VEHICLE PARK FOR A PROPERTY LOCATED ALONG ICE CREAM ROAD, NORTH OF U.S. HIGHWAY 441, EAST OF BROOKS LANE AND ON THE SOUTH SIDE OF LAKE GRIFFIN – **(POSTPONED UNTIL THE AUGUST 18TH PLANNING COMMISSION MEETING)**

NEW BUSINESS

1. **PUBLIC HEARING CASE # 023-1-051911 – SOUTHPOINTE BAPTIST CHURCH – REZONING**
AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, REZONING APPROXIMATELY 40 ACRES FROM COUNTY CFD (COMMUNITY FACILITIES - PFD) TO CITY PUD (PLANNED UNIT DEVELOPMENT) TO ALLOW FOR A CHURCH AND OTHER CHURCH RELATED ACCESSORY USES FOR A PROPERTY LOCATED ON THE EAST SIDE OF U.S. 27, JUST SOUTH OF THE WINDSONG SUBDIVISION – **(CITY COMMISSION DATES - 1ST READING ON AUGUST 8, 2011 AND A 2ND READING ON AUGUST 22, 2011)**
2. **PUBLIC HEARING CASE # 041-1-072111 – 708 LEE STREET – REZONING**
AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, REZONING APPROXIMATELY .38 OF AN ACRE FROM CITY R-2 (MEDIUM DENSITY RESIDENTIAL) TO CITY RP (RESIDENTIAL PROFESSIONAL) TO ALLOW FOR A MEDICAL OFFICE FOR A PROPERTY LOCATED ON THE SOUTHEAST CORNER OF LEE STREET AND W. OAK TERRACE DRIVE JUST NORTH OF W. NORTH BLVD. – **(CITY COMMISSION DATES - 1ST READING ON AUGUST 8, 2011 AND A 2ND READING ON AUGUST 22, 2011)**

3. **PUBLIC HEARING CASE # 042-3-072111 – AUSTIN BUILDING RENOVATION – VARIANCE**

A REQUEST OF THE PLANNING COMMISSION TO GRANT A VARIANCE TO SECTION 25-292 SUPPLEMENTAL DISTRICT REQUIREMENTS (19) RESIDENTIAL GARAGES OF THE CITY OF LEESBURG CODE OF ORDINANCES ON AN APPROXIMATELY .15 ACRE LOT TO ALLOW FOR THE ENCLOSURE OF A CARPORT IN THE CITY R-1 (LOW DENSITY RESIDENTIAL) ZONING DISTRICT FOR A PROPERTY GENERALLY LOCATED ON THE SOUTH SIDE OF CREST AVENUE, WEST OF FLAMINGO DRIVE. - **(FINAL DECISION VOTED UPON BY THE PLANNING COMMISSION)**

4. **PUBLIC HEARING CASE # 043-2-072111 – FAMILY FUN AT THE GLOW IN ONE – CONDITIONAL USE PERMIT**

REQUEST OF THE PLANNING COMMISSION TO GRANT A CONDITIONAL USE PERMIT FOR AN APPLICANT WHOSE TENANT SPACE IS APPROXIMATELY 10,000 SQUARE FOOT ON AN APPROXIMATELY 2.53 ACRE PARCEL IN THE CITY C-3 (HIGHWAY COMMERCIAL) ZONING DISTRICT TO ALLOW FOR INDOOR RECREATIONAL USES AT A PROPERTY LOCATED ON THE NORTH SIDE OF U.S. HIGHWAY 441, NEXT TO THE HOME DEPOT SHOPPING CENTER ADJACENT TO THE LAKES OF LEESBURG MOBILE HOME PARK - **(FINAL DECISION VOTED UPON BY THE PLANNING COMMISSION)**

5. **PUBLIC HEARING CASE # 045-1-072111 – SUNNYSIDE SUBDIVISION – REZONING**

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, REZONING APPROXIMATELY 32 ACRES FROM CITY R-3 (HIGH DENSITY RESIDENTIAL) TO CITY PUD (PLANNED UNIT DEVELOPMENT) TO ALLOW FOR THE DEVELOPMENT OF 208 TOWNHOUSES AND CONDOMINIUMS FOR A PROPERTY LOCATED ON THE NORTH SIDE OF SUNNYSIDE DRIVE, JUST WEST OF FERN DRIVE – **(CITY COMMISSION DATES - 1st READING ON AUGUST 8, 2011 AND A 2ND READING ON AUGUST 22, 2011)**

ANNOUNCEMENTS

1. **THE NEXT SCHEDULED MEETING OF THE LEESBURG PLANNING COMMISSION IS AUGUST 18, 2011.**

ADJOURNMENT

NOTICE: "F.S.S. 286.01 PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT, ADA COORDINATOR, AT 352.728.9740, 48 HOURS IN ADVANCE OF THE MEETING.

F.S.S. 286.0105 – "If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that for such purpose they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." The City of Leesburg does not provide this verbatim record.